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CROWN LANDS (COLONIES).

RETURN showing the Total Quantity of CROWN
LAND, &c. which has been sold in each of the
COLONIES of Great Britain since 1st January
1831, &c.

(Mr. William S. O'Brien.)

Ordered, by The House of Commons, to be Printed,
18 July 1840.

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CROWN LANDS (COLONIES).

RETURN to an Address of the Honourable The House of Commons,
dated 31 March 1840;—for,

RETURN (so far as can be supplied from the Records in the Colonial Office), showing the Total Quantity of CROWN LAND, or of LAND subject to the Disposal of the CROWN or of COMMISSIONERS appointed under Act of Parliament, which has been sold in each of the COLONIES of *Great Britain* during each Year since the 1st day of January 1831; with the Amount of MONEY in Sterling derived from such SALES, and the Purposes to which such Receipts have been applied, and specifying whether such LAND has been sold by AUCTION or at a FIXED PRICE; together with the Amount contracted to be paid for such LAND which is now due on Instalment or Outstanding:—Also, Of the Total Quantity of LAND granted GRATUITOUSLY, or in Reward of SERVICES, and if granted conditionally, stating the Conditions, in each of the COLONIES of *Great Britain*, during each Year since the 1st day of January 1831; specifying in particular the LANDS granted to Colonial or other public Officers, Civil, Military, or belonging to the *East India* Company, and stating the Extent and Description of the LAND granted to each such OFFICER, the Name of the Officer, the Grounds upon which such Grant has in each case been made, and the Authority by which such LAND has been granted.

Downing-street, }
13 July 1840. }

(Mr. William S. O'Brien.)

Ordered, by The House of Commons, to be Printed,
18 July 1840.

BRITISH POSSESSIONS IN NORTH AMERICA.

COLONY.	DATE.	Quantity of Land sold.	Average Price per Acre.	Mode of Sale.	Total Amount of Purchase Money.	Proportion of Purchase Money received in each Year.	How applied.	Number of Acres granted without Sale.*	Total Quantity of Wild Lands remaining ungranted.
		<i>Acres.</i>	<i>s. d. sty.</i>		<i>£. sterling.</i>	<i>£. sterling.</i>	<i>£. sterling.</i>	<i>Acres.</i>	<i>Acres.</i>
LOWER CANADA	1831	51,357	4 4 $\frac{1}{4}$	-- By public auction and by private contract, at an upset price.	11,198	2,912	-- The general expenditure of the Civil Government, including expenses for the reception and location of emigrants, which is considerable.	68,332	4,031,143
	1832	24,112 $\frac{3}{4}$	4 7		5,552	2,659		97,875 $\frac{1}{2}$	
	1833	42,569	3 4 $\frac{3}{4}$		6,795	3,093		50,180 $\frac{3}{4}$	
	1834	43,113	3 3 $\frac{1}{4}$		6,759	2,850		42,147	
	1835	136,447	2 10 $\frac{1}{2}$		19,595	6,303		89,307	
	1836	39,057	6 3 $\frac{1}{4}$		12,240	10,676		35,791 $\frac{1}{2}$	
	1837	34,360	3 -		5,094	6,727		38,550 $\frac{1}{2}$	
TOTAL		371,015 $\frac{1}{2}$			67,233 †	35,220	422,184 $\frac{1}{2}$		
UPPER CANADA	1831	4,365	9 11 $\frac{3}{4}$	-- By public auction and by private contract, at an upset price.	2,235	1,550	For purposes of emigration. 5,148	113,300	1,486,235 Within the limits of the province actually surveyed.
	1832	10,352	8 2 $\frac{1}{4}$		4,535	2,367	16,944	193,400	
	1833	26,417 $\frac{1}{2}$	7 10 $\frac{3}{4}$		1,928	5,665	2,346	225,900	
	1834	8,891	8 2		4,676	3,436	4,085	302,452	
	1835	22,707	6 1		8,137	5,685	4,269	169,238	
	1836	7,923 $\frac{1}{2}$	8 1		5,896	5,056	2,448	536,340	
	1837	7,003 $\frac{3}{4}$	8 1		5,569	4,792	2,676	251,008	
	1838	8,115	8 1		No Return.	2,115	1,465	140,781	
TOTAL		95,775			32,976	30,666††	††† 39,381	1,932,419	
NOVA SCOTIA	1831	10,411	- -	-- By public auction and by private contract, at an upset price.	- -	647	- -	23,070	6,510,159
	1832	8,039	1 5		- -	540	- -	1,514	
	1833	11,451	1 7 $\frac{1}{2}$		- -	774	- -	2,229	
	1834	13,221	1 7 $\frac{1}{2}$		Not reported.	585	-- To the general expenditure of the Civil Government.	5,327	
	1835	24,942	1 7 $\frac{1}{2}$		- -	972	- -	7,650	
	1836	14,884	1 7 $\frac{1}{2}$		- -	976	- -	5,474	
	1837	17,419	1 7 $\frac{1}{2}$		- -	1,179	- -	3,500	
	1838	6,866	1 7 $\frac{1}{2}$		- -	1,033	- -	1,679	
TOTAL		107,233			- -	6,706	- -	50,443	
CAPE BRETON	1831	No Return.	- -	-- By public auction and by private contract, at an upset price.	- -	- -	- -	- -	6,510,159
	1832	6,136	1 11 $\frac{3}{4}$		- -	513	- -	24,883	
	1833	14,316	1 10		- -	811	- -	12,684	
	1834	5,717	2 1 $\frac{3}{4}$		Not reported.	625	-- To the general expenditure of the Civil Government.	31,021	
	1835	2,595	2 6		- -	377	- -	29,960	
	1836	1,859	3 -		- -	312	- -	26,284	
	1837	3,765	2 6 $\frac{1}{4}$		- -	510	- -	21,601	
	1838	3,515	2 9 $\frac{3}{4}$		- -	612	- -	18,332	
TOTAL		37,903			- -	3,760	- -	166,765	

* The lands alienated without purchase consist of grants to persons legally entitled thereto, as militia claimants, U. E. loyalists, discharged soldiers, sailors and pensioners, and to emigrants who had received orders of location previous to the introduction of the system of sale, but who had not previously received the lands to which they had then become entitled. To military and naval officers a remission of part of the purchase-money is allowed, on a scale fixed according to rank and service.

† Exclusive of the instalments on 800,000 acres of land sold to British American Land Company.

†† In addition to the above sums, there have been received instalments amounting to 225,000 £, in part of 305,135 £, which the Upper Canada Land Company engaged to pay for the purchase of lands in the province of Upper Canada. These instalments are to be continued, at the rate of 20,000 £ per annum until the amount is paid off.

††† The balance appropriated to the general expenditure of the Civil Government.

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BRITISH POSSESSIONS IN NORTH AMERICA—continued.

COLONY.	DATE.	Quantity of Land sold.	Average Price per Acre.	Mode of Sale.	Total Amount of Purchase Money.	Proportion of Purchase Money received in each Year.	How applied.	Number of Acres granted without Sale.	Total Quantity of Wild Land remaining ungranted.
		<i>Acres.</i>	<i>s. d. stg.</i>		<i>£. sterling.</i>	<i>£. sterling.</i>		<i>Acres.</i>	<i>Acres.</i>
NEW BRUNSWICK	1831 - -	58,448	1 7	- - By public auction and by private contract, at an upset price.	4,625	4,076	- - To the general expenditure of the Civil Government.	78,189½	13,982,249
	1832 - -	61,395	2 7		7,922	7,057		28,822	
	1833 - -	87,168	3 ¼		13,182	11,713		10,771	
	1834 - -	39,489	3 ¾		6,038	4,834		9,211	
	1835 - -	247,747	5 9		70,779	37,132		6,350	
	1836 - -	159,597	4 -		32,017	15,817		No Return.	
	1837 - -	40,336	2 8		5,472	3,753		ditto.	
TOTAL - - -	- - -	694,180	- -	- - -	140,035 *	84,382	- - -	133,343½	
PRINCE EDWARD ISLAND.	1831 - -	Nil.	- -	- - By public auction and by private contract, at an upset price.	- -	- -	- - In the hands of the colonial treasurer, unexpended.	434	2,000
	1832 - -	- -	- -		- -	- -		1,142½	
	1833 - -	- -	- -		- -	- -		3,376	
	1834 - -	144	- - No Return.		261	261		6,015½	
	1835 - -	- -	- -		- -	- -		206½	
	1836 - -	1	- -		66	66		1,449½	
	1837 - -	21	- -		404	404		1,009½	
TOTAL - - -	- - -	166	- -	- - -	731	731	- - -	13,633½	
NEWFOUNDLAND	Nov. 1830 to Sept. 1831 - }	Nil.	- -	- - By public auction and by private contract, at an upset price.	- -	195	- - To the general expenditure of the Civil Government.	2,454	Not ascertained.
	Oct. 1831 to Aug. 1832 - }	- -	- -		- -	30		669	
	Aug. 1832 to Mar. 1833 - }	59	- -		- -	45		860	
	April 1833 to Nov. 1834 - }	1,487	- - No Return.		No Return.	590		1,779	
	Nov. 1834 to Mar. 1836 - }	87	- -		- -	422		712	
	1836 to 1837 -	No Return.	- -		- -	343		- -	
	1837 to 1838 -	No Return.	- -		- -	- -		2,000	
TOTAL - - -	- - -	1,633	- -	- - -	1,625	- - -	8,474		

TOTAL, NORTH AMERICA.

Lower Canada - - -	371,015½	- -	- -	67,233	35,220	- - -	422,184½	4,031,143
Upper Canada - - -	95,775	- -	- -	32,976	30,666	- - -	1,932,419	1,486,235
Nova Scotia - - -	116,824	- -	- -	No Return.	7,786	- - -	51,693	6,510,159
Cape Breton - - -	37,903	- -	- -	No Return.	3,760	- - -	166,765	
New Brunswick - - -	694,180	- -	- -	140,035	84,382	- - -	133,343½	13,982,249
Prince Edward's Island -	166	- -	- -	731	731	- - -	13,633½	2,000
Newfoundland - - -	1,633	- -	- -	No Return.	1,625	- - -	8,474	Not ascertained.
TOTAL - - -	1,317,496½	- -	- -	240,975	164,170	- - -	2,728,512½	26,011,753

* Exclusive of instalments on 500,000 acres of land sold to the New Brunswick and Nova Scotia Land Company.

AUSTRALIAN COLONIES.

COLONY.	DATE.	Quantity of Land sold.	Average Price per Acre.	Mode of Sale.	Total Amount of Purchase Money.	Proportion of Purchase Money received in each Year.	How applied.	Number of Acres granted without Sale.	Total Quantity of Wild Land remaining ungranted.
		<i>Acres.</i>	<i>s. d. stg.</i>		<i>£. sterling.</i>	<i>£. sterling.</i>	<i>£. sterling.</i> To emigration service.	<i>Acres.</i>	<i>Acres.</i>
NEW SOUTH WALES	1831 - - -	No Return	- - -	- - -	No Return	2,597	- - - - -	258,841	18,000,000 Within the boundaries marked out for settlement.
	1832 - - -	20,860	6 - -	- - -	6,579	12,509	5,104	15,843	
	1833 - - -	29,025	9 6	- - -	14,133	24,956	8,957	14,638	
	1834 - - -	91,399	6 8	Chiefly by auction.	36,814	41,844	7,826	27,861	
	1835 - - -	271,947	5 10		87,097	80,784	10,451	5,271	
	1836 - - -	389,546	6 2	- - -	123,049	126,458	12,596	16,132	
	1837 - - -	370,376	No Return	- - -	117,583	120,427	54,555	6,090	
	1838 - - -	316,160	do.	- - -	115,825	118,579	144,531	63,360	
TOTAL - - -	- - -	1,489,313	- - -	- - -	501,080	528,154	*244,020 for emigration services.	408,036	
VAN DIEMEN'S LAND	1831 - - -	31,698	6 6 $\frac{1}{2}$	- - -	11,789	1,979	- - - - -	205,807	12,090,476
	1832 - - -	75,495	11 10 $\frac{1}{2}$	- - -	44,931	13,207	- - - - -	33,242	
	1833 - - -	17,350	5 7	- - -	6,074	6,697	- - - - -	23,500	
	1834 - - -	No Return	- - -	Chiefly by auction.	- - - - -	3,574	- - - - -	8,820	
	1835 - - -	47,048	9 9 $\frac{1}{2}$		23,066	12,810	- - - - -	8,660	
	1836 - - -	25,917	9 9 $\frac{1}{2}$	- - -	19,458	26,176	- - - - -	8,054	
	1837 - - -	21,729	9 7 $\frac{1}{2}$	- - -	14,168	30,745	- - - - -	22,030	
	1838 - - -	19,970	5 10 $\frac{1}{2}$	- - -	6,734	9,118	- - - - -	44,632	
TOTAL - - -	- - -	239,207	- - -	- - -	126,220	104,306	*54,155	354,745	
WESTERN AUSTRALIA	1831 - - -	No Return	- - -	- - -	- - - - -	- - - - -	- - - - -	279,094	Not ascertained.
	1832 - - -	- - -	- - -	- - -	- - - - -	- - - - -	- - - - -	282,268	
	1833 - - -	No Return	- - -	- - -	- - - - -	- - - - -	- - - - -	8,835	
	1834 - - -	2,157	- - -	Auction and fixed price.	- - - - -	15	- - - - -	826	
	1835 - - -	1,951 $\frac{1}{2}$	- - -		No Return.	471	- - - - -	42,446 $\frac{1}{2}$	
	1836 - - -	1,352	- - -	- - -	- - - - -	112	- - - - -	120	
	1837 - - -	12,069 $\frac{1}{2}$	5 - -	- - -	- - - - -	746	- - - - -	11,063	
	1838 - - -	4,798	5 - -	- - -	- - - - -	850	- - - - -	99,039 $\frac{1}{2}$	
TOTAL - - -	- - -	22,327	- - -	- - -	- - - - -	2,194	- - - - -	723,692	
SOUTH AUSTRALIA	1835† - - -	Lands sold in this Country. <i>Acres.</i> 58,860	- - -	- - All lands have been sold at a fixed price, except 591 acres of the city of Adelaide, which were sold by public auction.	35,336	- - -	35,336	The Expenses of conveying Poor Emigrants to the Colony. - - N.B.—There has been advanced on loan to the revenue fund the sum of 22,535 <i>l.</i> 5 <i>s.</i> for payment of South Australia colonial revenue securities, and a further sum of 31,590 <i>l.</i> 3 <i>s.</i> 5 <i>d.</i> for ordinary expenses, both of which loans are to be repaid and applied to purposes of emigration.	None - Not ascertained.
	1836 - - -	1,815	- - -		1,459	- - -	1,459		
	1837 - - -	3,120	- - -		3,140	3,680	6,820		
	1838 - - -	37,960	- - -		37,960	10,115	48,075		
	1839 - - -	48,336	- - -		48,336	117,651††	165,987		
	1840 - - -	1,520	- - -		1,520	- - -	1,520		
	TOTAL - - -	- - -	151,611		- - -	- - -	127,751		

TOTAL, AUSTRALIA.

	<i>Acres.</i>		<i>£. sterling.</i>	<i>£. sterling.</i>		<i>Acres.</i>	<i>Acres.</i>
New South Wales	1,489,313	- - - - -	501,080	528,154	- - - - -	408,036	18,000,000
Van Diemen's Land	239,207	- - - - -	126,220	104,306	- - - - -	354,745	12,090,476
Western Australia	22,327	- - - - -	No Return.	2,194	- - - - -	723,692	Not ascertained.
South Australia	151,611	- - - - -	259,197	259,197	- - - - -	None	ditto.
TOTAL - - -	1,902,458	- - - - -	886,497	893,851	- - - - -	1,486,473	30,090,476

* The balance of land revenue, after paying expenses of emigration and other charges thereon, has been left disposable by vote of the Legislative Council, for the general expenses of Government.

† No land was sold in South Australia until 30 December 1835.

†† No official statement has been transmitted from the colony of the quantity of land sold there; the money however which has been received from the Colonial Treasurer through the South Australian Company is presumed to be for sales of lands.

††† The last date of this account is 26 October 1839.

CAPE OF GOOD HOPE.

COLONY.	DATE.	Quantity of Land sold.	Average Price per Acre.	Mode of Sale.	Total Amount of Purchase Money.	Proportion of Purchase Money received in each Year.	How applied.	Number of Acres granted without Sale.	Total Quantity of Wild Land remaining ungranted.
						£. sterling.		Granted on annual quit-rent.	Acres.
CAPE OF GOOD HOPE	1831 - -	-- The quantity of land is seldom stated; it consists, mostly, of old farms or plots of land for building, in or near old settlements.	Not reported.	-- By auction where the farm or the quantity of land was extensive; otherwise mostly at a price fixed by the Government officer of the district.	- - -	928	- - -	2,484,311	Estimated about 34,000,000 †
	1832 - -				- - -	706	- - -	2,003,702	
	1833 - -				- - -	1,307	- - General expenditure of the	725,323	
	1834 - -				- - -	1,477	Civil Govern-	69,245	
	1835 - -				- - -	1,443	ment.	1,075,133	
	1836 - -				- - -	- - -	- - -	2,173,505	
	1837 - -				- - -	- - -	- - -	8,084,298	
	1838 - -				- - -	- - -	- - -	6,473,066	
TOTAL - - -	- - -	- - -	- - -	- - -	25,481	- - -	23,088,563 †		

* Received during the years comprised within this Return, on account of sales of land prior to 1831, £. 2,890.

† The grants made during the years comprised in this Return have been of lands, long previously surveyed for the parties; but the titles to which, from various causes, could not be completed before.

‡ Of the lands remaining at the disposal of the Crown, much has been applied for by private individuals, and the grants are in progress of completion; but a great proportion is too rocky, mountainous and sterile to be fit for use; and how much of it could be made available for agricultural or grazing purposes can only be ascertained by general survey and inspection. The want of water, in most parts of the colony, renders it extremely probable that very little not already applied for is worth the expense of measurement.

SIERRA LEONE AND GAMBIA.

COLONY.	DATE.	Quantity of Land sold.	Average Price per Acre.	Mode of Sale.	Total Amount of Purchase Money.	Proportion of Purchase Money received in each Year.	How applied.	Number of Acres granted without Sale.	Total Quantity of Wild Land remaining ungranted.
					£. sterling.	£. sterling.			
SIERRA LEONE	1831 - -	Not stated	Not stated	By auction	440	440	-- General expenditure of the Civil Government.	No Return.	-- Not ascertained.
	1832 - -	Nil.	- - -	- - -	- - -	- - -			
	1833 - -		- - -	- - -	- - -	- - -			
	1834 - -		- - -	- - -	- - -	- - -			
	1835 - -		- - -	- - -	- - -	- - -			
	1836 - -		- - -	- - -	- - -	- - -			
	1837 - -	Not stated	- - -	Fixed price	90	90			
	1838 - -	ditto	- - -	ditto	55	55			
TOTAL - - -	- - -	- - -	- - -	- - -	585	585			
GAMBIA	1831 - -	Nil.	- - -	- - -	- - -	- - -			
	1832 - -		- - -	- - -	- - -	- - -			
	1833 - -		- - -	- - -	- - -	- - -			
	1834 - -		- - -	- - -	- - -	- - -			
	1835 - -		- - -	- - -	- - -	- - -			
	1836 - -		- - -	- - -	- - -	- - -			
	1837 - -	- - -	- - -	- - -	- - -				
1838 - -	Not stated	Not stated	By auction	93	93				
TOTAL - - -	- - -	- - -	- - -	- - -	93	93			

CEYLON.

COLONY.	DATE.	Quantity of Land sold.	Average Price per Acre.	Mode of Sale.	Total Amount of Purchase Money.	Proportion of Purchase Money received in each Year.	How applied.	Number of Acres granted without Sale.	Total Quantity of Wild Land remaining ungranted.
		Acres.	s. d.					Acres.	
CEYLON	1831 - -	677	Not stated	Not stated	-- The proceeds of the sale of lands have not been distinguished in the Revenue Returns accompanying the Ceylon Accounts, from the annual rent of land; and the statements called for, to show the receipts under each head, have not yet been received. The blended receipts have averaged about £,000 l. per annum.			5,477	-- The number of acres remaining ungranted cannot with accuracy be ascertained, but it is presumed that the larger proportion of the surface of the island is jungle, or uncultivated land, at the disposal of Government for grants.
	1832 - -	581	- - -	- - -				2,203	
	1833 - -	146	- - -	Public sale				1,208	
	1834 - -	336	- - -	- - -				678	
	1835 - -	433	- - -	- - -				2,910	
	1836 - -	3,918	5 - -	- - -				149	
	1837 - -	3,662	5 - -	- - -				667	
	1838 - -	10,406	5 - -	- - -				379	
TOTAL - - -	- - -	20,159	- - -	- - -	- - -	- - -	13,671	- - -	

RETURN RELATING TO CROWN LANDS (COLONIES).

MAURITIUS.

COLONY.	DATE.	Quantity of Land sold.	Average Price per Acre.	Mode of Sale.	Total Amount of Purchase Money.	Proportion of Purchase Money received in each Year.	How applied.	Number of Acres granted without Sale.	Total Quantity of Wild Land remaining ungranted.
MAURITIUS - -	1831	- - -	- - -	fixed price	- - -	£. sterling.	- - To the general expenditure of the Civil Government.	Not specified.	Acres. About 100,000.
	1832	- - The quantities of land sold are given in so few cases that it has not been thought necessary to insert them.	- - The price varies from 1½ dollar to 6 per toise, except in one case, when 1,003 toises were sold at half a dollar per French carré.	ditto	- - -	1,625			
	1833			{ -- fixed price and by auction	- - -	1,107			
	1834			ditto	- - -	1,502			
	1835			fixed price -	Not specified.	145			
	1836			ditto	- - -	1,600			
	1837			{ -- fixed price and by auction	- - -	475			
	1838			ditto	- - -	587			
						1,773			
						2,146			
				272					
				2,111					
				274					
TOTAL - - -	- - -	- - -	- - -	- - -	- - -	13,617	-	-	-

WEST INDIA COLONIES.

The Returns from the West India Colonies are incomplete: the Governors have been required to furnish the information required, and the Returns will be presented to The House when received.